Courtesy Of Elyse G Vodnak Of MaxWell Devonshire Realty

$629,000 - 7553 81 Avenue, Edmonton

MLS® #E4461062

$629,000
4 Bedroom, 3.50 Bathroom, 1,510 sqft
Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

This stylish King Edward Park duplex blends modern living with built-in investment potential. A fully finished LEGAL basement suite with private entrance, separate laundry, and tenant in place offers reliable rental income. The main floor boasts an open layout with hardwood floors, quartz counters, upgraded appliances, and floor-to-ceiling windows. Upstairs, three spacious bedrooms include a primary suite with walk-in closet and ensuite, plus convenient laundry. Comfort upgrades include 2 furnaces, 2 HRV units, hot water on demand, 9â€™ ceilings on all 3 levels, central A/C, window coverings, and completed landscaping. A double detached garage completes the package. All this in one of Edmontonâ€™s most convenient neighbourhoodsâ€”steps to parks, trails, LRT, Bonnie Doon Mall, and Whyte Ave cafÃ©s and shops. Immediate possession available!

Built in 2022

Essential Information

MLS® #	E4461062
Price	$629,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1

Square Footage	1,510
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	7553 81 Avenue
Area	Edmonton
Subdivision	King Edward Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 0V4

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Detectors Smoke, Infill Property
Parking	Double Garage Detached

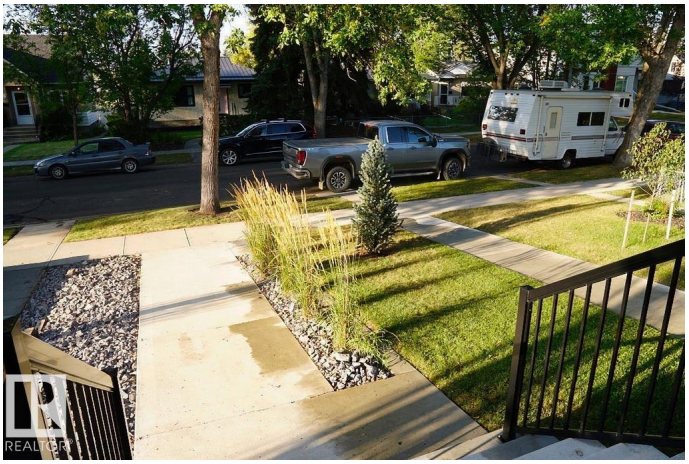
Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Refrigerator, Stove-Electric, Stove-Gas, Washer, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Stucco, Hardie Board Siding
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco, Hardie Board Siding

Foundation	Concrete Perimeter



Additional Information

Date Listed	October 6th, 2025
Days on Market	34
Zoning	Zone 17

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORSÂ® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORSÂ® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTORÂ®, REALTORSÂ®) and/or the quality of services they provide (MLSÂ®, Multiple Listing ServiceÂ®)

Listing information last updated on November 9th, 2025 at 9:32am MST